



Board of Zoning Appeals

601 Lakeside Avenue, Room 516

Cleveland, Ohio 44114-1071

[Http://planning.city.cleveland.oh.us/bza/cpc.html](http://planning.city.cleveland.oh.us/bza/cpc.html)

216.664.2580

March 26, 2018

9:30

Calendar No. 18-53:

1801 West 50th Street

Ward 3

Kerry McCormack

14 Notices

Ray and Suzanne Tonsing, owners, proposes to erect a new single family home with detached garage in a B1 Two-Family Residential District. The owner appeals for relief from the strict application of the following sections of the Cleveland Codified Ordinances:

1. Section 357.09(b)(2) which states that no building shall be erected less than 10' from a main building on an adjoining lot. The proposed house is 7 feet from main building on an adjoining lot.
2. Section 357.08(b)(1) which states that the required rear yard is 20 feet and 8 feet are proposed.
3. Section 355.04 which states that the maximum gross floor area of building cannot exceed ½ lot area; in this case 1,953 square feet are permitted and 2,221 square feet are proposed.
(Filed February 27, 2018)

9:30

Calendar No. 18-54:

3508 Siam Avenue

Ward 3

Kerry McCormack

9 Notices

Cleveland Bricks, owner, proposes to construct a new attached garage onto existing two family house located in a B1 Two-Family Residential District. The owner appeals for relief from the strict application of Section 357.08(b)(1) which states that the required rear yard is not to be less than the height of the main building or 25 feet 8 inches and 3 feet are proposed. (Filed February 27, 2018)

9:30

Calendar No. 18-55:

1539 West 102 Street

Ward 11

Dona Brady

27 Notices

JJK-GAAS LLC., owner, proposes to change use to auto repair and painting of motor vehicles in a B2 Semi-Industry District. The owner appeals for relief from the strict application of Section 345.03(c)(2) which states that repair garage for repair and painting of motor vehicles is permitted but must be at least 100 feet from a residential district and the proposed use is abutting a residential district. (Filed March 1, 2018)

9:30

Calendar No. 18-56:

12909 Lenacrave Avenue

Ward 2

Kevin L. Bishop

20 Notices

Cassandra James, owner, proposes to establish use as a Type "A" (12 children) daycare center in a B1 Two-Family Residential District. The owner appeals for relief from the strict application of Section 337.03(b) of the Cleveland Codified Ordinances which states that the premises should be located not less than thirty (30) feet from any adjoining premises in a Residence District not used for a similar purpose, and subject to the review and approval of the Board of Zoning Appeals. (Filed March 1, 2018)

9:30

Calendar No. 18-60:

14901 Lawndale Ave.

Ward 1

Waste Collection Appeal

Joseph T. Jones

Judy Jolly-Cooper, owner, appeals under the authority of Section 76-6 of the Charter of the City of Cleveland and Section 329.02(d) of the Cleveland Codified Ordinances and disputes the decision of the hearing examiner in Parking Violations Bureau on February 21, 2018 concerning the City of Cleveland Waste Collection issuance of Civil Infraction Ticket Number WC00373985 issued January 8, 2018 regarding failure to comply with Section 551.111(B) in the Cleveland Codified Ordinances. (Filed March 2, 2018)

POSTPONED FROM JANUARY 29, 2018

9:30

Calendar No. 17-324:

5437 Broadway Avenue

Ward 5

Phyllis E. Cleveland

19 Notices

4Ever Social Club, LLC., owner, proposes to establish use as assembly space for community meetings, receptions, educational programs, and other events in a C2 Local Retail Business District. The owner appeals for relief from the strict application of the following sections of the Cleveland Codified Ordinances:

1. Section 343.11(b)(2)(L) which states that assembly and other social use of premises for receptions, parties and other programs is not permitted in a Local Retail Business District but first permitted in a General Retail Business District.
2. Section 349.04(e) which states that places of public assembly require a parking area equal to three times the gross floor area and no parking area is proposed. (Filed October 26, 2017-No Testimony) *SECOND POSTPONEMENT MADE AT THE REQUEST OF THE COUNCILMAN TO ALLOW FOR TIME TO MEET WITH THE APPELLANT. FIRST POSTPONEMENT MADE AT THE REQUEST OF THE DEVELOPMENT CORPORATION TO ALLOW FOR TIME FOR A COMMUNITY MEETING.*